

INDUSTRIAL FOR LEASE

AVAIL SF: 3,150

TOTAL BLDG SF: 14,660



ADDRESS 13310-13320 MAPLEDALE ST UNIT 13310, NORWALK CA ZIP 90650

Multi – Tenant End Unit
North of S.A. (5) Fwy 1/2 Block Off Carmentita
Located South of Rosecrans
Eight (8) Individual Offices – 1,840 SQ. FT.
\$0.62 Gross with No CAMS

LEASE RENTAL \$ 1,953 /mo Gross 0.620 Net _____ Term 2-3 Years
 SALE PRICE \$ NFS Price/SF \$ _____ Possession D-01/01/12 Tax \$ 1,779.00 Yr 2011-2012
 Avail SF 3,150 Power A 200 V 120-120 Ø 3 W 4
 Min. SF 3,150 Heat TBD Cooling TBD PWR Notes VERIFY
 Land SF 32,670 Truck Hi Pos 0 Dim _____
 Const VERIFY Roof LAM Grd Lev Drs 1 Dim 10x10
 Rail NONE Unfin Ofc Mezz SF TBD Incl in Avail SF N Restrooms: 2
 Sprinklered NO Min Clear Height 12 OFFICE DATA Office SF 1,840 # 8
 Pkg 6 Yard No Yr Blt 1973 A/C TBD Heat TBD Fin Ofc Mezz SF TBD Incl in Avail SF N
 Thomas Bk Pg# 737-C3 Zone M1 To Show Call Broker - FOR APPOINTMENT Sp. Feat. PARK
 AGENT Douglas E Wells (562)908-6012 x203, Justin Wells (562)908-6016 Region SE Listing # 1251392
x 205 FIRM Penta Pacific Properties 11/18/11
 FTFCF CB250N000S000/AOAA Notes Special Features: Part of Industrial Park. Call broker – Occupied. (See Reverse) \$0.62
psf for year 1; \$0.67 psf for year 2; \$0.70 psf for year 3.

THIS IS A LISTING OF THE "MULTIPLE" AND IS SUBJECT TO ALL ITS APPLICABLE RULES AND REGULATIONS

This information has been furnished from sources which we deem reliable, but for which we assume no liability. The information contained herein is given in confidence, with the understanding that all negotiations pertaining to this property be handled through the submitting office. All measurements are approximate.
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INDUSTRIAL FOR LEASE

AVAIL SF: 2,060

TOTAL BLDG SF: 14,660



ADDRESS 13310-13320 MAPLEDALE ST UNIT 13312, NORWALK CA ZIP 90650

\$0.62 Gross with No CAMS
North of S.A. (5) Fwy ½ Block off Carmenita
Located South of Rosecrans
Large Showroom / Bullpen Office Area – 800 Sq. Ft.

LEASE RENTAL \$ 1,277 /mo Gross 0.620 Net _____ Term 2-3 Years
 SALE PRICE \$ NFS Price/SF \$ _____ Possession D-01/01/12 Tax \$ 1,163.00 Yr 2011-2012
 Avail SF 2,060 Power A 200 v 120-120 Ø 3 W 4
 Min. SF 2,060 Heat TBD Cooling TBD PWR Notes VERIFY
 Land SF 32,670 Truck Hi Pos 0 Dim _____
 Const VERIFY Roof LAM Grd Lev Drs 1 Dim 10x10
 Rail NONE Unfin Ofc Mezz SF TBD Incl in Avail SF N Restrooms: 2
 Sprinklered NO Min Clear Height 12 OFFICE DATA Office SF 800 # 3
 Pkg 4 Yard No Yr Blt 1973 A/C N Heat N Fin Ofc Mezz SF TBD Incl in Avail SF N
 Thomas Bk Pg# 737-C3 Zone M1 To Show Call Broker - FOR APPOINTMENT Sp. Feat. PARK
 AGENT Douglas E Wells (562)908-6012 x203, Justin Wells (562)908-6016 Region SE Listing # 1251417
 x 205 FIRM Penta Pacific Properties 11/18/11
 FTFC CB250N000S000/AOAA Notes Special Features: Part of Industrial Park. Call broker – Occupied. (See Reserve) \$0.62
 PSF for year 1; \$0.67 psf year 2; \$0.70 PSF for year 3.

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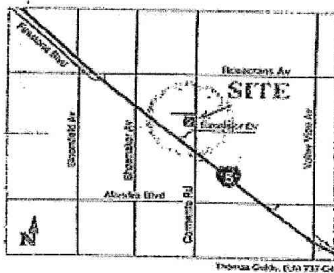


CARMENITA BUSINESS CENTER - Mapledale

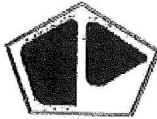
13310 Mapledale Street

- 3,150 sq ft
- 8 offices
- 1,840 sq ft office
- Multi-Tenant End Unit

- NO CAMS



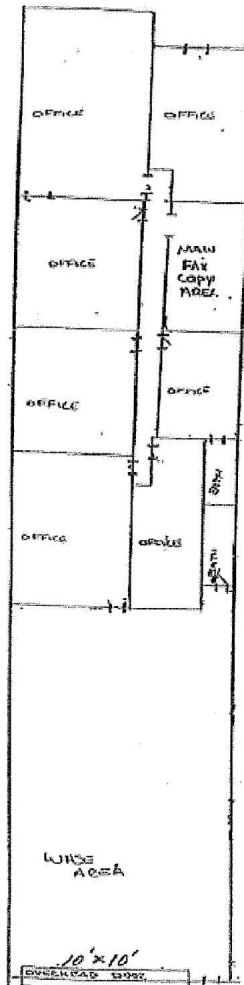
For further information call:



Doug Wells
(562) 908-6012

PENTA PACIFIC PROPERTIES
9500 Norwalk Boulevard
Santa Fe Springs, CA 90670

←Mapledale Street→



INDUSTRIAL FOR LEASE

AVAIL SF: 2,120

TOTAL BLDG SF: 14,660



ADDRESS 13310-13320 MAPLEDALE ST UNIT 13314, NORWALK CA ZIP 90650

Small Industrial Unit with 900 SF of Offices
 North of S.A. (5) Fwy ½ Block off Carmenita
 Rear Loading Door / located South of Rosecrans
 \$0.62 Gross with No CAMS

LEASE RENTAL \$ 1,314 /mo Gross 0.620 Net _____ Term 2-3 Years
 SALE PRICE \$ NFS Price/SF \$ _____ Possession D-01/01/12 Tax \$ 1,197.00 Yr 2011-2012
 Avail SF 2,120 Power A 200 v 120-120 Ø 3 W 4
 Min. SF 2,120 Heat TBD Cooling TBD PWR Notes VERIFY
 Land SF 32,670 Truck Hi Pos 0 Dim _____
 Const VERIFY Roof LAM Grd Lev Drs 1 Dim 10x10
 Rail NONE Unfin Ofc Mezz SF TBD Incl in Avail SF N Restrooms: 2
 Sprinklered NO Min Clear Height 12 OFFICE DATA Office SF 900 # 2
 Pkg 4 Yard Yes-Fenced Yr Blt 1973 A/C TBD Heat TBD Fin Ofc Mezz SF TBD Incl in Avail SF N
 Thomas Bk Pg# 737-C3 Zone M1 To Show Call Broker - FOR APPOINTMENT Sp. Feat. PARK
 AGENT Douglas E Wells (562)908-6012 x203, Justin Wells (562)908-6016 Region SE Listing # 1251416
x 205 FIRM Penta Pacific Properties 11/18/11
 FTFCF CB250N000S000/AOAA Notes Special Features: Part of Industrial Park. Call broker – Occupied. (See Reserve) \$0.62
PSF for year 1; \$0.67 psf year 2; \$0.70 PSF for year 3.

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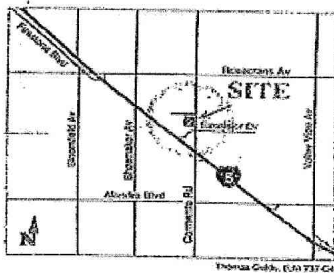


CARMENITA BUSINESS CENTER - Mapledale

13310 Mapledale Street

- 3,150 sq ft
- 8 offices
- 1,840 sq ft office
- Multi-Tenant End Unit

- NO CAMS



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